

19.09.020 Definitions.

Whenever the following terms are used in this chapter, they shall have the meaning established by this section unless from the context it is apparent that another meaning is intended:

- A. "Air quality improvement plan" (AQIP) means a project-specific air quality improvement plan prepared and approved in accordance with CVMC [19.09.080](#) and Appendix A of the Growth Management Program Implementation Manual.
- B. "Available facility and service capacity" shall be determined by the Development Services Director, using generally accepted planning standards and criteria, including the threshold standards set forth in this chapter. Specific facility service capacity shall be determined by subtracting from the total capacity for a specific facility service the demand of existing development plus the demand that will be created by approved development.
- C. "Developed areas of the City" means those areas of a predominantly urban character where development has already occurred and public facilities, infrastructure and services serving that development are in place.
- D. "Development" means any land use, building or other alteration of land and construction incident thereto.
- E. "Development Services Director" or "Director" means the Director of the City's Development Services Department or their designee.
- F. "Discretionary planning approval" means any permit, entitlement or approval issued under the authority of the zoning and subdivision titles of the Chula Vista Municipal Code (CVMC), and any legislative actions such as zone changes, General Plan amendments, sectional planning area (SPA) plans or general development plan approvals or amendments.
- G. "External public facilities and services" means the threshold standard topics that pertain to facilities and services provided from outside the City, such as schools, water and air quality.
- H. "Facilities" means any schools, public safety facilities, infrastructure, civic buildings, corporation yards, park/recreational areas or structures providing for fire, libraries, traffic controls, streets and highways, including curbs, gutters and sidewalks, bridges, overcrossings, street interchanges, flood control or storm drain facilities, sewer facilities, water facilities, lighting facilities or other governmental services, required to be identified in a public facilities finance plan.
- I. "Facility master plan" means any adopted master plan for future facility needs for services associated with the growth management program's threshold standards, including, but not limited to: sewer, drainage, water, police, fire and emergency services, libraries and parks.
- J. "Facility and service capacity" means the maximum amount of development which could take place prior to increasing the number or size of a facility or the level of service as determined by applying the appropriate threshold standard.

- K. "Growth Management Program Implementation Manual" means a plan prepared and approved according to CVMC [19.09.030](#), which establishes compliance with the threshold standards, as provided in CVMC [19.09.040](#) and [19.09.050](#).
- L. "Moratorium" means building permits will not be issued for an area that has been identified as having a direct causal relationship to a specified threshold standard failure. City Council must make specific findings and follow specific procedures as provided in CVMC [19.09.070](#).
- M. "Project" means the activity for which either an application for a sectional planning area (SPA) plan, a tentative map (TM), a conditional use permit (CUP), or a similar activity has been or is required to be submitted and which may be subject to discretionary approvals by the City.
- N. "Public facilities finance plan (PFFP)" means a project-specific public facilities finance plan prepared and approved in accordance with CVMC [19.09.080](#) through [19.09.130](#) and Appendix C of the Growth Management Program Implementation Manual.
- O. "SPA plan" means a sectional planning area plan, as prescribed in Chapter [19.48](#) CVMC.
- P. "Statement of concern" means an implementation measure the Growth Management Oversight Commission (GMOC) may issue in its annual report: (1) for an external public facilities and services threshold standard, to highlight what action the City can take in order to solve a specified issue and encourage further or additional inter-agency cooperation/coordination. There may also be a recommendation for the issuance of correspondence or a resolution by the City Council to the external agency, if the situation so warrants, as determined by the GMOC; or (2) for a threshold standard that is currently failing or forecasted to fail, and may include elements dealing with City management and organization, budget priorities, and responsiveness to previous GMOC requests; or (3) in response to an overall or general quality of life consideration, irrespective to whether a particular threshold standard has been exceeded, or if it is a non-growth-related issue. It can offer a finding or make recommendations regarding City management, organization and budget priorities.
- Q. "Substantial compliance" means performance meeting the intent of the parties with respect to the obligations imposed pursuant to the PFFP.
- R. "Threshold standards" means those certain standards identified in CVMC [19.09.040](#) and [19.09.050](#) specifying the facilities and services required to support the present and future needs of the City.
- S. "Transportation monitoring program (TMP)" means the technical analysis of traffic operation on all urban and suburban arterials with average weekday traffic volumes greater than 20,000 vehicles per day. The TMP shall be based on the current Highway Capacity Manual, as may be amended from time to time. The technical analysis shall be conducted annually or as directed by the City Council in order to monitor actual traffic operations and to predict future traffic levels and related deterioration in the level of service.
- T. "Water conservation plan" means a project-specific water conservation plan prepared and approved in accordance with CVMC [19.09.080](#) and Appendix B of the Growth Management Program Implementation Manual. (Ord. 3339 § 3, 2015).

The Chula Vista Municipal Code is current .

Disclaimer: The City Clerk's Office has the official version of the Chula Vista Municipal Code. Users should contact the City Clerk's office for ordinances passed subsequent to the ordinance cited above.

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